7/7/2018 **Honeywell** Saturday

After Hours Report
FDA White Oak

Supervisor: Eddy Reynolds 301-717-1380

Honeywell personnel		Employees
Controls	6p-6a	(b) (6)
	6p-6a	
	6a-6p	
	6a-12	
	12-6p	
Plumbing	6p-6a	
Branch mechanical	6p-6a	
	6a-12	
	6a-6p	
	12-6p	
Dyna Electric	6a-6p	
	6p-6a	

Sat - Sun Days
Mon - thurs nights
Fri-Sun nights

Weather Issues: None

Incidents	Follow up Required?
B31 -- While conducting the physical tour of building 31 mechanical room it was noticed that CHWP no.3 was emitting a loud grinding noise from the pump side. Possible faulty bearing causing the issue. For safety and to prevent any further equipment damage the pump was shut down in software and pump 1 was enabled.	Yes

7/8/2018 **Honeywell** Sunday

After Hours Report
FDA White Oak

Supervisor: Eddy Reynolds 301-717-1380

Honeywell personnel		Employees	
Controls	6p-6a	(b) (6)	
	6p-6a		
	6a-6p		
	6a-12		
	12-6p		
Plumbing			
	6p-6a		
Branch mechanical			
	6p-6a		
	6a-6p		
	6a-6p		
Dyna Electric	6a-6p		Sat - Sun Days
			Mon - thurs nights
	6p-6a		Fri-Sun nights

Weather Issues: None

Incidents	Follow up Required?

B51 -- Approximately 1:30pm water was noticed dripping from the B51 mechanical room on ground level, near the water pumps. Investigation led to the rooftop airhandler AHU-5. A Chill water return vent valve had failed and burst, releasing return CHW into the interior of the air handler. The CHW system for the building was immediately turned off, while we attempted to determine the source of the water spraying all over the inside of the unit. The vent valve was identified and was then valved off. The broken vent valve was replaced at this time, and damage to the lower floors was assessed. We found water travelled down into the 6th floor mechanical and electrical rooms directly under AHU-5, on the 100 wing B51. Since this building has a raised floor HVAC system, the water hit the 6th floor slab below the raised floor and spread out across the center of the 6th floor about half the floor. Damage to the 6th floor was limited to water under the raised floor – at least ½" water sitting on the slab. From there it found penetrations and cracks in the slab and rained down thru the ceiling tiles of the 5th floor into hallways and offices in 4 or 5 different areas, and the same electrical room on each floor below. Damage to the 5th floor was the most extensive, with damaged ceiling tiles and wet carpet, with drywall damage mainly on the hall ceiling near the elevators. At least ½ of the concrete under the floor, at the center of the 100 wing was holding ½" of water. Several offices had water breaking thru the ceiling tiles and barely catching desks. 4th floor damage was far less with a handful of wet ceiling tiles and a few areas. Only the very center of the 4th floor wing, near the electrical room, was wet under the raised floor. Water traveled from the 4th floor electrical room and thru the 3rd and 2nd floor electrical rooms WITHOUT spreading out across the slabs. So no damage to those floors. 1st floor did have water damaged ceiling tiles in 4 areas, and of course wet carpet. Holes were poked in the center of many of the soaked ceiling tiles, to the water into dozens of small trash cans, which were emptied throughout the day. Vacuums were used to vacuum up the water off the slabs with access gained thru the floor vents. All floor vents in the hallways were lifted to check for water below the floor. If water was found the vents	Yes

7/9/2018 **Honeywell** Monday

After Hours Report
FDA White Oak

Supervisor: Eddy Reynolds 301-717-1380

Honeywell personnel		Employees	
Controls		(b) (6)	
	6p-6a		
	6p-6a		
Plumbing			
	6p-6a		
Branch mechanical			
	6p-6a		
Dyna Electric			Sat - Sun Days
	6p-6a		Mon - thurs nights
			Fri-Sun nights

Weather Issues: None

Incidents	Follow up Required?
Approximately 1:45 am, during a scheduled tour of the B52/72 pump room, CHW pump #2 was found to have water leaking out of the insulation around the pump. We shut down pump #2, and brought pump #1 online. We locked and tagged out the pump and valves for Pump #2 and drained it. Pump #1 is working and the CHW system is operating properly, but pump #2 will require repair	Yes